



RECORDING REQUESTED BY
AND WHEN RECORDED RETURN TO:

Verizon Wireless (VAW) LLC
d/b/a Verizon Wireless
180 Washington Valley Road
Bedminster, New Jersey 07921
Attention: Network Real Estate
(Site Name: LINQ Bethany)

(Space above this line for Recorder's use.)

MEMORANDUM OF COMMUNICATIONS LICENSE AGREEMENT

THIS MEMORANDUM OF COMMUNICATIONS LICENSE AGREEMENT, dated February 17, 2006, was executed by and between MOUNTAIN UNION TELECOM, LLC a Delaware limited liability company, having an address of 301 North Fairfax Street, Suite 101, Alexandria, Virginia 22314 ("GRANTOR") and Verizon Wireless (VAW) LLC d/b/a Verizon Wireless, having its principal offices at 180 Washington Valley Road, Bedminster, New Jersey 07921 ("GRANTEE").

WITNESSETH:

GRANTOR and GRANTEE have entered into a certain Communications License Agreement, dated February 17, 2006 (the "License Agreement"), pursuant to which GRANTOR has demised and licensed unto GRANTEE a portion of the Property more particularly described on Exhibit A hereto (the "Licensed Premises").

The License Agreement has an initial term of five (5) years. The License Agreement further provides for four (4) five (5) year extensions of the Initial Term, to be exercised at the option of the GRANTEE, at a license fee and under the terms and conditions therein expressed.

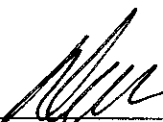
It is the intention of this instrument to give notice of the License Agreement, and it is not intended to supersede, diminish, add to or change any of the terms and conditions of the License Agreement. All of the terms and conditions of the License Agreement are incorporated herein by this reference to the same extent as if set forth herein in their entirety.

Stinson Morrison Hecker on

IN WITNESS WHEREOF, the undersigned have caused this Memorandum of Communications License Agreement to be executed.


GRANTOR

Mountain Union Telecom, LLC

By: 
Name: David E. Weisman
Title: President
Date: Feb. 17, 2006

GRANTEE

Verizon Wireless (VAW) LLC d/b/a Verizon Wireless

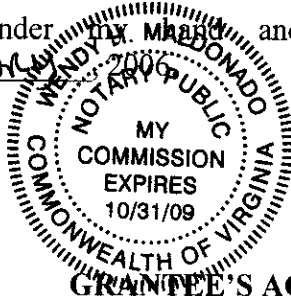
By: 
Name: Howard H. Bower
Title: Midwest Area Vice President - Network
Date: 2/13/06

GRANTOR'S ACKNOWLEDGEMENT

COMMONWEALTH OF VIRGINIA)
) SS
CITY OF ALEXANDRIA)

I, WENDY H. MALDONADO, a Notary Public in and for the County and Commonwealth aforesaid, do hereby certify that David E. Weisman, the President of MOUNTAIN UNION TELECOM, LLC a Delaware limited liability company, who is personally known to me to be the same person whose name is subscribed to the foregoing instrument appeared before me in person and acknowledged that he signed and delivered the said instrument as his own free and voluntary act and as the free and voluntary act of said limited liability company for the uses and purposes therein set forth.

Given under my hand and notarial seal this 14th day of FEBRUARY, 2006



Wendy H. Maldonado
Notary Public
My Commission Expires:

GRANTEE'S ACKNOWLEDGEMENT

STATE OF INDIANA)
) SS
COUNTY OF HAMILTON)

Before me, Tamara L. Grant, notary public, personally appeared Howard H. Bower, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument..

Given under my hand and notarial seal this 13th day of February, 2006.

Tamara L. Grant
Notary Public

My Commission Expires

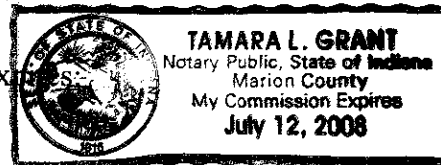


EXHIBIT A

Legal Description of Property

Lot 2, Simond's Subdivision, Lincoln, Lancaster County, Nebraska.